



Old Bank Road, Earlsheaton Dewsbury WF12 7AF

welcome to

Old Bank Road, Earlsheaton Dewsbury

*****Guide Price £260,000 - £275,000** OUR HOUSE IN THE MIDDLE OF THE STREET..... NEED A FIVE BED HOUSE OR SPARE ROOM FOR HOME OFFICE IF WORKING FORM HOME OR A SEPARATE KIDS PLAYROOM? ... THEN VIEW THIS BEAUTY TODAY!**



Ground Floor Accommodation

Entrance Hallway

Composite door and double glazed window to side, gas central radiator, stairs to first floor landing and doors to ground floor accommodation.

Lounge

16' 7" x 14' 7" into bay (5.05m x 4.45m into bay)
Double glazed window to front with fitted shutters, gas central heating radiator and telephone point.

Kitchen/Diner

16' 8" x 12' 8" (5.08m x 3.86m)
Modern fitted Mocha gloss kitchen, with a range of wall and base units, complementary work surfaces. Stainless steel 1 1/5 bow sink drainer with mixer tap. Five ring gas hob, electric oven and wall mounted cooker hood. Plumbing for washing machine, integrated fridge freezer and dishwasher and cupboard housing the boiler. Gas central heating radiator, telephone and TV points. Part spotlights to ceiling, laminate flooring, double glazed window to rear and double glazed French doors to garden.

Cloakroom

WC, vanity hand wash basin with mixer tap and storage below. Splashback tiling, extractor fan, chrome ladder style radiator and laminate flooring.

First Floor Accommodation

Landing

Doors to first floor accommodation and stairs to top floor accommodation.

Bedroom One

16' 7" max x 12' 2" max (5.05m max x 3.71m max)
Two double glazed windows to front, gas central heating radiator and TV point.

Bedroom Two

12' 8" max x 8' 7" max (3.86m max x 2.62m max)
Double glazed window to rear and gas central heating radiator.

Bedroom Three

12' 9" x 7' 7" (3.89m x 2.31m)
Double glazed window to rear, radiator, telephone and TV points.

Family Bathroom

12' 5" x 5' 6" (3.78m x 1.68m)
Double glazed window to side, panelled bath mixer tap, double shower cubicle with wall mounted shower. Floating wash hand basin with mixer tap, WC, chrome ladder style radiator, extractor fan and spot lights to ceiling, Splashback tiling.

Top Floor Accommodation

Master Bedroom

17' max x 16' 7" max (5.18m max x 5.05m max)
Two double glazed windows to front and double glazed window to side all with fitted shutters. Two gas central heating radiators and door to en suite shower room.

En Suite Shower Room

8' 2" x 7' 1" (2.49m x 2.16m)
Double Velux sky light window to rear, corner shower cubicle with wall mounted shower. Floating wash hand basin with mixer tap, WC, extractor fan, spot lights to ceiling and chrome ladder style radiator. Splashback tiling and tiled floor.

Bedroom Five

9' 4" x 8' 2" (2.84m x 2.49m)
Double glazed Velux sky light to rear, gas central heating radiator and storage into the eaves.

Exterior

To the front of the property is a driveway providing off street parking for multi vehicles, side access gate leading to the rear of the property. Outside lighting and plant and shrub borders. The enclosed rear garden is a paved area perfect for entertaining or relaxing in. The rest of the garden is lawned with plant and shrub borders. Outside lighting.



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welcome to

Old Bank Road, Earlsheaton, Dewsbury

- ***Guide Price £260,000 - £275,000***
- Five Bedroom Semi-Detached Townhouse
- 16ft Lounge, 16ft Kitchen Diner
- En-Suite To Master, G/F WC
-

Tenure: Freehold EPC Rating: B

guide price

£260,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
DWS116606 - 0004

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